

\$374,900 - 1203 8 Street N, Lethbridge

MLS® #A2110375

\$374,900

3 Bedroom, 2.00 Bathroom, 957 sqft

Residential on 0.11 Acres

Staffordville, Lethbridge, Alberta

Introducing a fantastic property with excellent curb appeal. But it goes well beyond the first look. This 3-bedroom, 2-bathroom 4-level split, constructed in 2018, is a blend of modern design and functionality. The main floor follows an open concept, providing an excellent space for gatherings or formal entertaining, and the kitchen, complete with a pantry and quartz countertops, reflects thoughtful design and functionality. The second level features 2 bedrooms, a full bath and an incredibly efficient laundry room while the third level includes a walkout to the back yard, a flex area, a third bedroom and a second bath including a shower. The fourth level hosts a well-designed family room, complementing the overall layout. And there's bonus storage beneath the fourth level, offering practical solutions for organization. Of course there's central air which ensures year-round comfort. The 22 x 24 detached garage, heated and insulated, caters to automotive enthusiasts or hobbyists seeking a dedicated workspace. Situated on a nice quiet street, the property enjoys excellent proximity to the coulees, an off leash dog park, downtown, the north industrial area and has convenient westside access. This smoke-free residence is ready for those seeking a sophisticated yet practical living space. Schedule your viewing today with your favourite Realtor.

Built in 2018



Essential Information

MLS® #	A2110375
Price	\$374,900
Sold Price	\$355,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	957
Acres	0.11
Year Built	2018
Type	Residential
Sub-Type	Semi Detached
Style	4 Level Split, Back Split
Status	Sold

Community Information

Address	1203 8 Street N
Subdivision	Staffordville
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H 1Z3

Amenities

Parking Spaces	4
Parking	Double Garage Detached

Interior

Interior Features	Quartz Counters, Storage
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Mixed, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	February 28th, 2024
Date Sold	March 6th, 2024
Days on Market	6
Zoning	R-L
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty of Canada
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